

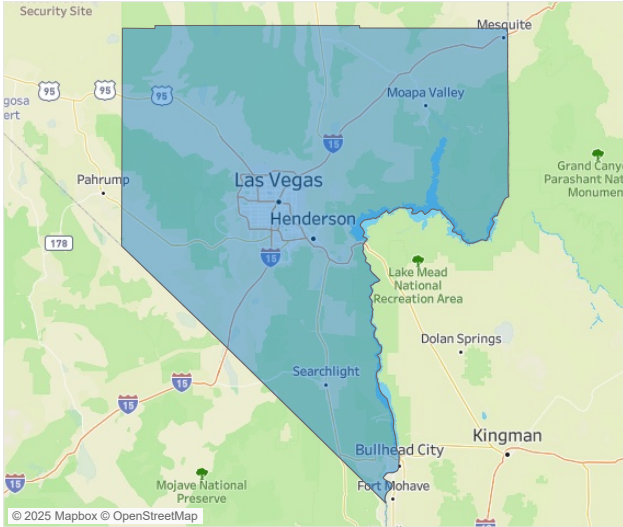


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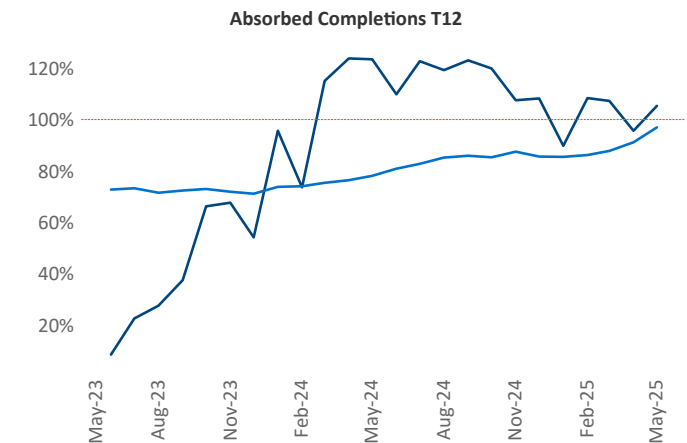
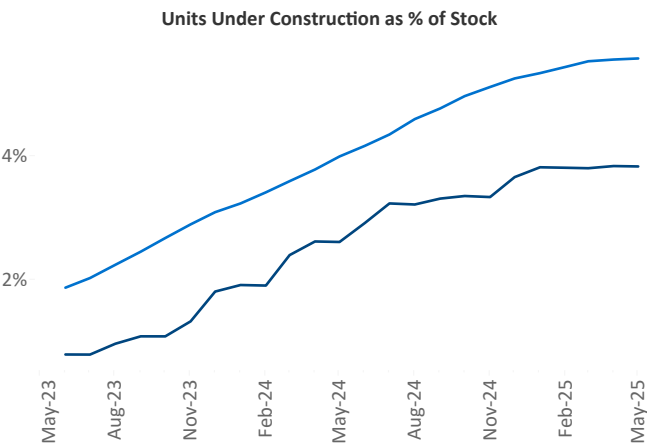
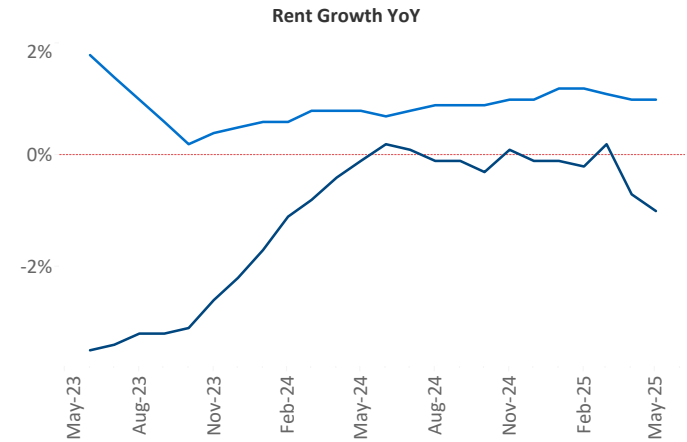
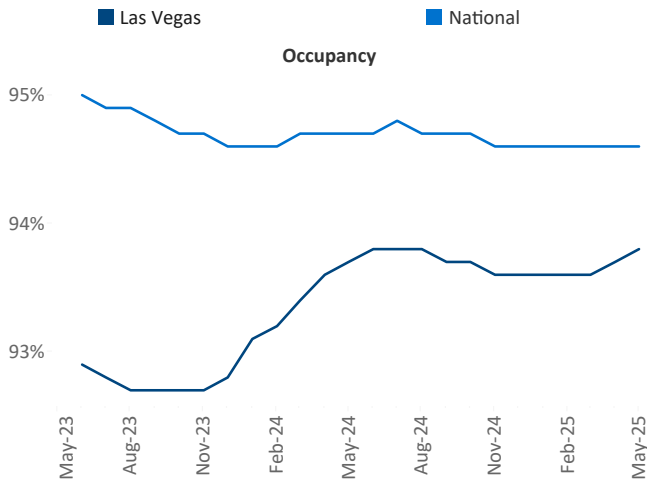


Las Vegas is the **31st** largest multifamily market with **193,518** completed units and **37,043** units in development, **7,426** of which have already broken ground.

Advertised **rents** are at **\$1,472**, down **-1.0%** ▼ from the previous year placing Las Vegas at **102nd** overall in year-over-year rent growth.

Multifamily housing **demand** has been positive with **8,065** ▲ units absorbed over the past twelve months. Absorption increased by **4,637** ▲ units from the previous year's absorption gain of **3,428** ▲ units.

Employment in Las Vegas has grown by **0.2%** ▲ over the past 12 months, while hourly wages have risen by **8.0%** ▲ YoY to **\$31.72** according to the *Bureau of Labor Statistics*.



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